



**Kirkdale, Loose, Maidstone, Kent, ME15 0EA**  
**Guide Price £800,000 to £850,000**





\*\*\*GUIDE PRICE £800,000 to £850,000\*\*\*A UNIQUE AND CHARACTERFUL DETACHED HOME IN THE HEART OF LOOSE VILLAGE

Believed to date back to the 16th Century, this exceptional Grade II Listed property has a rich history, having previously served as a miller's store, a dairy, and even a beer house.. The home has been extended over the years and offers a rare opportunity to own and enjoy a piece of village history.

The ground floor offers a spacious layout, comprising an entrance hall, lounge, dining room, music room, kitchen, family bathroom, separate WC, and an attached workshop. Upstairs, there are three bedrooms and a dressing room, which offers potential for conversion into an en suite. A further loft room is located on the second floor.

Externally, the home continues to impress with a beautifully established garden that wraps around the property, providing a peaceful setting. There is off-road parking for 2–3 vehicles, along with a double car port.

The property is situated in the sought-after village of Loose, renowned for its picturesque conservation area, charming stream, and network of scenic footpaths. The village offers a strong sense of community along with excellent local amenities, including the well-regarded Loose Primary School. For secondary education, the property falls within easy reach of Maidstone's highly regarded grammar schools, making it an ideal location for families. For commuters, the property offers convenient access to the M20 motorway and is just a 10-minute drive to Staplehurst station offering frequent mainline services to London

Homes of this character and location are rarely available—early viewing is highly recommended. Contact Page & Wells to arrange your appointment and avoid missing out.



### History Of Property

The oldest part of the house dates from c1550, when it was a three story ragstone and timber store for the village flour mill (Brooklyn next door is what is left of the old Mill). There was an expansion c1750 of the middle part, which turned it into the miller's house, and another c1800 of the stream end, when it was converted into two cottages, the Miller then built a new house nearby. One cottage was a Blacksmith (the yard end of the building) and a beer house (the Rose) at the other end. There was a separate door where the bay window is and its own path to Kirkdale. By c1900 both trades had gone. In 1913 it became the village dairy, this closed in 1955 and it then became a private dwelling. It was bought by the Proctors in 1970.

The division of land between The Dairy House and Brooklyn has changed many times over the centuries with the division for a while being the stream. There have been shops/buildings at the top of the garden near Bridge street in the past. In very dry weather, there are traces of an old lean to on the end of the lounge and another building in the main lawn.

### On the Ground Floor

#### Entrance Hallway

Lounge 19'9 x 12'3 (6.02m x 3.73m)

Dining Room 12'6 x 12 (3.81m x 3.66m)

Music Room 14'3 x 10'9 (4.34m x 3.28m)

Attached Workshop 16'6 x 9'3 (5.03m x 2.82m)

Side Lobby

Rear Lobby

Bathroom

Separate WC

Kitchen 12'3 x 8'9 (3.73m x 2.67m)

On the First Floor

Landing

Bedroom 1 11'9 x 11'3 (3.58m x 3.43m)

Bedroom 2 12'9 x 11'9 (3.89m x 3.58m)

Bedroom 3 13 x 11'6 (3.96m x 3.51m )

Bedroom4/Potential En Suite 11'9 x 5'6 (3.58m x 1.68m)

On the Second Floor

Loft Room 18'3 x 6'3 (5.56m x 1.91m)

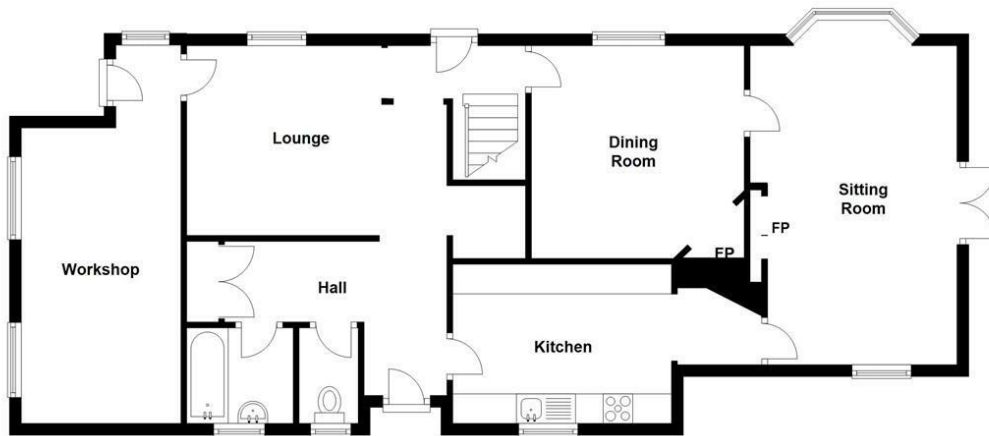
Externally

Driveway and Car Port

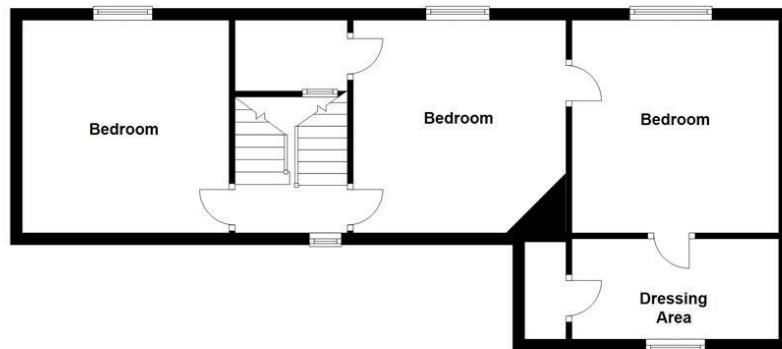
Well Established Gardens



Ground Floor



First Floor



Second Floor

